Box 6
BW

FROM

C. HUGH HICKS and RHONDA R. HICKS

TO

SPRING RIDGE APARTMENTS, L.P.

This instrument prepared by:

Donald L. Scholes, Esquire
BRANSTETTER, KILGORE, STRANCH & JENNINGS
200 Church Street
Nashville, TN 37201

BOOK 8802 PAGE 501

NAME	ADDRESS	
NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NOS
SPRING RIDGE, L.P.	NEW OWNER	147-12
(NAME)	(NAME)	PARCEL 70
383 Haywood Lane		
(STREET ADDRESS OR ROUTE NO.)	(STREET ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

6984.8.

IDENTIFICATION REFERENCE

DEC 2 3 50 PM '92

CLIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 685,000.00 (actual value)

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF December, 1992.

Katherine W. Gilmore
Notary Public

MY COMMISSION EXPIRES: 11/2/96
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS, cash in hand paid and other good and valuable consideration, including the assumption of a vendor's lien of record in Book 5679, Page 721, Register's Office for Davidson County, Tennessee, the receipt of which is hereby acknowledged, C. HUGH HICKS and RHONDA R. HICKS, [hereinafter Grantors], have this day bargained and sold, and do hereby transfer and convey unto SPRING RIDGE APARTMENTS, L.P., [hereinafter Grantee], its successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in the 5th Civil District of Davidson County, Tennessee being a part of Lot No. 2 on the Plan of Tom C. Lamb Subdivision, of record in Book 4060, Page 130, Register's Office for said County, described as follows:

BEGINNING at a point in the southerly margin of Haywood Lane, the common corner of Lots Nos. 1 and 2, said point also being 235.03 feet east of the easterly margin of an unnamed street; thence S11°59' East 152.0 feet; thence S73°25' West 104.59 feet; thence S20°35'20" East 85.17 feet; thence S26°22' East 258.33 feet; thence N63°38' East 65 feet; thence S26°22' East 151.00 feet; thence N63°38' East 162.00 feet; thence N12°51'30" West 291.77 feet; thence N89°24' West 180.00 feet; thence N11°59' West 250 feet; thence 50.04 feet along the southerly margin of Haywood Lane to the point of beginning.

BEING the same property conveyed to Randy E. Chance, Trustee, by deed from Ronald B. Buchanan, Trustee, of record in Book 7676, Page 79, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to C. Hugh Hicks and wife, Rhonda R. Hicks, Husband and Wife by Deed from Randy Chance, Trustee, of record in Book 7807, Page 637, Register's Office for Davidson County, Tennessee.

This is improved property known as Spring Ridge Apartments, Haywood Lane, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its heirs and assigns, forever; and Grantors do covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantors do further covenant and bind themselves, their heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said Grantee, its heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS the hand of C. Hugh Hicks and Rhonda R. Hicks this 1st day of December, 1992.

C. Hugh Hicks

C. HUGH HICKS

Rhonda R. Hicks

RHONDA R. HICKS

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, Katherine W. Eidson a Notary Public in and for said State and County aforesaid, personally appeared **C. Hugh Hicks** and **Rhonda R. Hicks**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 1st day of December, 1992.

Katherine W. Eidson

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE KATHERINE W. EIDSON

My Commission Expires: 11/2/96

WARRANTY DEED

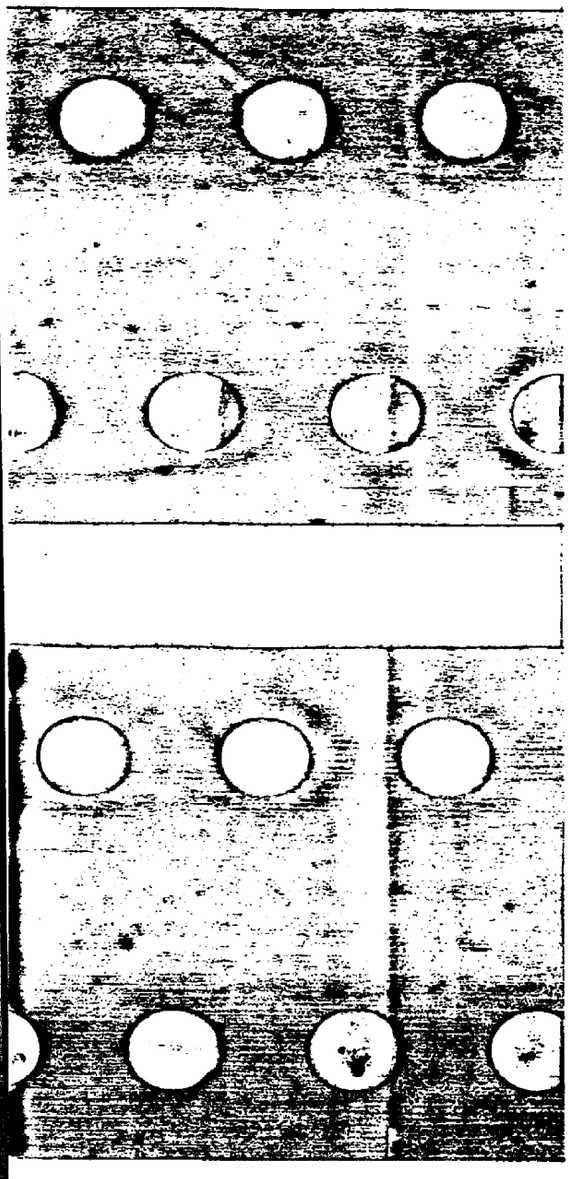
FROM

C. HUGH HICKS AND RHONDA R. HICKS

TO

SPRING RIDGE APARTMENTS, L.P.

7241 12/02 0101 CHECK 252.50



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8802 PAGE 503

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 685000.00
				CON TX 2534.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 2543.50
				CHECK 2543.50
12/02/92	01			15:48 0001 7341

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.9 8.4 8.

IDENTIFICATION REFERENCE

Dec 2 3 30 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 596598